

Filotei

# Greenway Eden

*Codice oggetto: 944102*



**PREZZO D'ACQUISTO: 4.600.000 EUR • SUPERFICIE NETTA: ca. 445 m<sup>2</sup> • VANI: 6**

**Codice oggetto: 944102 - Filothei**

- **A colpo d'occhio**
- **La proprietà**
- **Una prima impressione**
- **Partner di contatto**

**Codice oggetto: 944102 - Filothei**

## **A colpo d'occhio**

<b>Codice oggetto</b>	<b>944102</b>	<b>Prezzo d'acquisto</b>	<b>4.600.000 EUR</b>
<b>Superficie netta</b>	<b>ca. 445 m<sup>2</sup></b>		
<b>Vani</b>	<b>6</b>		
<b>Camere da letto</b>	<b>2</b>		
<b>Bagni</b>	<b>4</b>		

Codice oggetto: 944102 - Filothei

## La proprietà



Codice oggetto: 944102 - Filothei

## La proprietà



Codice oggetto: 944102 - Filothei

## La proprietà



Codice oggetto: 944102 - Filothei

## La proprietà



Codice oggetto: 944102 - Filothei

## La proprietà



Codice oggetto: 944102 - Filothei

## La proprietà



Codice oggetto: 944102 - Filothei

## La proprietà



Codice oggetto: 944102 - Filothei

## La proprietà



**Codice oggetto: 944102 - Filothei**

## Una prima impressione

Nestled in the heart of Filothei, a prestigious area celebrated for its lush greenery and peaceful atmosphere, Greenway Eden offers an unparalleled living experience. Here, luxury meets nature, creating a home where serenity and comfort are in perfect harmony. Located within close proximity to essential amenities, this exquisite maisonette is a sanctuary just waiting to be discovered.

This thoughtfully designed residence spans several levels, each one offering spacious, inviting interiors. On the ground floor, the open-plan living area sets the tone for an elegant yet relaxed lifestyle, with a beautifully appointed kitchen and a spacious master bedroom, complete with an en-suite bathroom for ultimate privacy. Two additional bedrooms share a second bathroom, while a separate WC ensures convenience for all.

The first floor expands upon the experience, featuring more reception spaces and a second well-equipped kitchen that offers the flexibility to entertain with ease. The master bedroom suite, with its own en-suite bathroom and WC, provides a peaceful retreat. The attic level surprises with two more bedrooms, a bathroom, and a versatile family room, which can easily transform into a second master bedroom with direct access to a tranquil terrace – perfect for soaking in the views or enjoying a quiet moment.

Greenway Eden's outdoor spaces are a true highlight, with a charming Roof Garden that offers panoramic views, ideal for both relaxing and entertaining, as well as a Private Garden on the ground floor that invites you to unwind amidst nature's beauty.

In addition to the stunning living areas, the maisonette offers the convenience of a service apartment in the basement, perfect for guests or staff, and secure underground parking with four designated spaces. Every detail has been considered to elevate your living experience.

Situated in Filothei, one of Athens' most coveted areas, this property promises a lifestyle of both luxury and tranquility. Filothei's green spaces, quiet streets, and proximity to the city's key locations make it the perfect neighborhood for those who seek peace and sophistication without sacrificing accessibility.

**Codice oggetto: 944102 - Filothei**

## **Partner di contatto**

**Per ulteriori informazioni, si prega di contattare la persona di riferimento:**

**VON POLL REAL ESTATE Athens**

---

**Patriarchou Ioakim 19, 10675 Athina**

**Tel.: +30 21 06 14 87 77**

**E-Mail: [salesgreece@von-poll.com](mailto:salesgreece@von-poll.com)**

*Alla clausola di esclusione di responsabilità di von Poll Immobilien GmbH*

---

**[www.von-poll.com](http://www.von-poll.com)**